

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	110/260 Burwood Highway Burwood, 3125
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting.

Range between	\$500,000 & \$550,000
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Median sale price

Median price	\$677,500	Property Type	APARTMENT/UNIT	Suburb	BURWOOD
Period - From	07-Feb-2022	to	06-Feb-2023	Source	realestate.com.au

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	205B/57 Middleborough Road, Burwood, Vic 3125	\$475,000	21-Jul-2022
2	204/362 Burwood Highway, Burwood, Vic 3125	\$550,000	19-Jul-2022
3	212/260 Burwood Highway, Burwood, Vic 3125	\$500,000	29-Jul-2022

This statement of information was prepared on 13-Mar-2023 at 3:18:18 PM EST